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TOWN AND COUNTRY PLANNING ACT 1990 (SECTION 96A)
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE
ENGLAND) ORDER 2015

REFERENCE: DM/26/2019

DESCRIPTION: NON MATERIAL AMENDMENT TO APPLICATION DM/23/1790 -
AMENDMENT OF PROPOSED DESCRIPTION OF THE
DEVELOPMENT TO PROPOSED TWO STOREY EXTENSION.

LOCATION: OLD DANWORTH COTTAGE, DANWORTH LANE,
HURSTPIERPOINT, HASSOCKS

DECISION DATE: 9 SEP 2026

CASE OFFICER: ANNA TIDEY - ANNA.TIDEY@MIDSUSSEX.GOV.UK

In pursuance of its powers under the aforementioned Act, the Council hereby notify you that they **APPROVE** the Non-Material Amendment for the above development in accordance with the plans and particulars submitted with your application received on 14 August 2026 for the following reason(s):

1. This application seeks to amend the wording of the description of development to remove unnecessary references to the submission of amended plans.

Householder Planning permission (ref. DM/23/1790) was granted on 07/03/2024 for the following development:

'Proposed two storey extension. Amended plans received showing amended roof form and chimney addition on extension.'

This application seeks to amend the wording of the above description of development to read: *'Proposed two storey extension'*, therefore removing the words 'Amended plans received showing amended roof form and chimney addition on extension' from the description.

National guidance in the PPG on 'Flexible Options for Planning Permissions' states that there is no statutory definition of 'non-material', because the definition would be

dependent on the context of the overall development as approved. The PPG states that a local planning authority (LPA) must be satisfied that the amendment sought is non-material in order to grant an application under Section 96A of the Town and Country Planning Act 1990, and that LPA's must have regard to the effect of the change, together with any previous changes made under Section 96A, on the planning permission as originally granted.

The additional wording that is to be removed was provided to assist with communication to members of the public when amended plans and documents were received. The proposed change will not result in a material change to the original planning permission. As such, this can be approved as a non material amendment to planning permission DM/23/1790. The revised description for the development would therefore be as follows:

'Proposed two storey extension'.

Human Rights Implications

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.

Please note that the existing planning permission still stands, and that the conditions imposed upon it continue to apply, except that the plans listed below can be substituted for the originally approved plans.



Eric Owens
Interim Assistant Director Planning and Sustainable Economy

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